

Applicants are reminded that all Return Receipts
From the Certified Mail of Public Hearing must be submitted prior to
Public Hearing for application to be heard.

**All Applicants and Property Owners
and/or their Legal Representative Must be Present**

LEGAL REPRESENTATION MUST BE EITHER AN ATTORNEY OR RECORDED POWER
OF ATTORNEY

AGENDA
NOTICE OF MEETING
WARRICK COUNTY AREA BOARD OF ZONING APPEALS

Regular meeting to be held in the Commissioners Meeting Room,
Third Floor, Historic Courthouse,
Boonville, Indiana
TUESDAY, May 27, 2014 at 6:00 P.M.
North & South doors of the Historic Courthouse open at 5:40 P.M.

PLEDGE OF ALLEGIANCE

ROLL CALL:

MINUTES: To approve the Minutes of the last regular meeting held March 24, 2014 and
Minutes for no meeting in April.

VARIANCE:

BZA-V-14-08

APPLICANT: SBA Communications by E. Davis Coots, Attorney

OWNER: Kajea, LLC, by Jeffrey & Kathy Cain, Co-owners

PREMISES: Property located on the E side of Fuquay Rd (W 725) approximately 280 feet N of
the intersection formed by Fuquay Rd and SR 261, Ohio Twp. 29-6-9. 2854 *Fuquay Rd.*
(Complete legal on file)

NATURE OF CASE: Applicant requests a variance from the requirements as set forth in the
Comprehensive Zoning Ordinance in effect for Warrick County, IN to allow an Improvement
Location Permit to be issued for a wireless communications facility not meeting the setback
requirement of 2' for every foot of tower height from a residential structure. The proposed
monopole is 155 ft. with a 5' lightening rod (160 ft. total) and is 61.2' from the closest
residential structure and between 188.76' to 280' from four other residences in a "C-4" General
Commercial zoning district. (*Advertised in The Standard May 15, 2014*)

SPECIAL USE:

BZA-SU-14-09

APPLICANT: Access Storage Ventures LLC by Chris Tretter, Managing Partner

OWNERS: Allan Holweger

PREMISES AFFECTED: Property located on the E side of SR 261 approximately 0' SE of the intersection formed by SR 261 and Vann Rd (S 350). Part of lot 12 in Peachwood of Warrick Place IV. Ohio Twp.

NATURE OF CASE: Applicant requests a Special Use, SU 23 from the requirements as set forth in the Comprehensive Zoning Ordinance in effect for Warrick County, IN to allow self-storage warehouse facilities with outside storage in "C-3" Highway Commercial Zoning District. *(Advertised in The Standard May 15, 2014)*

BZA-SU-14-10

APPLICANT: Michael A. Winge DBA Alliance Armament by Michael A. Winge, Pres.

OWNER: Michael A. Winge and Michele D. Winge

PREMISES: Property located on the S side of Mt. Gilead Rd (S 175) approximately ¾ mile E of the intersection formed by Mt. Gilead Rd. and Yankeetown Rd. Boon Twp 11-6-8. *1233 Mt. Gilead Rd.* (Complete legal on file)

NATURE OF CASE: Applicant requests a Special Use, SU 28, from the requirements as set forth in the Comprehensive Zoning Ordinance in effect for Warrick County, IN to allow a 144 sq. ft. area within residence for a manufacturing home workshop in an "A" agricultural zoning district. *(Advertised in The Standard May 15, 2014)*

ATTORNEY BUSINESS:

EXECUTIVE DIRECTOR BUSINESS:

To transact any other business.